



City of Minneapolis Sustainable Building Policy

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September 20, 2022

Minneapolis Sustainable Building Policy Background

- City Council Resolution 2019-00569
 - “...develop sustainable building standards for City-sponsored economic development projects....”
- Climate and Buildings
 - Minneapolis ‘Race to Zero’ GHG Reduction Goals
 - 100% Municipal Renewable Electricity by 2023 and Citywide by 2030
 - 75% of Minneapolis’ GHG emissions come from buildings
 - Emissions from temperature fluctuations indicate poorly insulated buildings are not resilient and overly reliant on fossil gas



Minneapolis Sustainable Building Policy Development

- Planning Team

- Sustainability Division
- Community Planning and Economic Development
- Finance and Property Services
- City Attorney
- Center for Sustainable Building Research

- Input and Consult

- Surface Water and Sewers
- Solid Waste and Recycling
- Neighborhood and Community Relations
- Civil Rights
- Green Zones Task Forces
- Green Zone Development Working Group
- Community Environmental Advisory Commission



Minneapolis Sustainable Building Policy

- Two-track Policy Approach
 - Large Development
 - Land sales, RFPs, State Bonded Programs, etc.
 - Utilize existing Buildings, Benchmarks, and Beyond (B3) Program
 - Development Finance Programs of Need
 - Commercial Property Development Fund, Great Streets Gap Financing
 - “Green Building Light”
- Categories:
 - Energy/carbon
 - Water
 - Equity/Access
 - Site/Resilience
 - Indoor Air Quality
 - Materials



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Categories and Criteria

Energy/Carbon:

- Energy Use Intensity Reduction:
 - 2022-2024: 80%
 - 2025-2030: 90%
 - 2030: Net Zero
- Accounts for design and occupancy/operation
- 10 – 20% Level 2 EV Supply Equipment
- 2% on-site renewable energy



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Categories and Criteria

Water:

- Includes metering and reporting
- Reduce potable water usage by 50%
- No potable water use for irrigation after 5-year establishment period



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Categories and Criteria

Access:

- Personal-Use space
- Disclose and reduce hazardous chemicals in materials
- Incorporate Universal Design concepts and wayfinding



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Categories and Criteria

Site/resilience:

- Maximize retention and infiltration of on-site surface water; min. Chapter 54 ordinance
- Bird Strike threat; Dark Sky lighting
- 25% on-site Native planting
- Natural hazard assessment (localized flooding, heat island) and design
- Prohibit pesticides
- Chloride management



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Categories and Criteria

Indoor Air Quality and comfort:

- ASHRAE 62 (ventilation)
- ASHRAE 55 (temperature)
- Low Volatile Organic Compound materials
- Active design measures (bike storage, workspaces) and acoustic performance



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Categories and Criteria

Materials:

- 75% of construction waste diverted
- 55% of building materials are salvaged, re-used, recycled, bio-based, responsibly sourced, or regional
- Recycling/organics infrastructure
- Environmentally preferred materials
- Whole-building lifecycle analysis (LCA) of embodied carbon
- 10% embodied emission reduction from LCA baseline



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Categories and Criteria

Equity Overlay:

- Utilize City of Minneapolis' Race and Equity Impact Assessment tool
- Local Air Quality Assessment, MNRisks data
- Environmental Assessment Worksheet (EAW) for development over 25,000 ft²
- Green Zones Development Criteria recommendations



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Categories and Criteria

Equity Overlay:

- Utilize City of Minneapolis' Race and Equity Impact Assessment tool
- Local Air Quality Assessment, MNRisks data
- Environmental Assessment Worksheet (EAW) for development over 25,000 ft²
- Equitable Development Scorecard from The Alliance
- Green Zones Development Criteria recommendations



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Categories and Criteria

Projects Demonstrating Need:

- “Green Building Light”
- Which of these criteria are most essential?
- Balance cost, environmental impact, available resources, and avoid overburdening developers



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THANK YOU

Questions/Comments

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